

VICINITY MAP  
NOT TO SCALE

- LEGEND:
- ECM - EXISTING CONCRETE MONUMENT
  - EIP - EXISTING IRON PIPE
  - EIR - EXISTING IRON ROD
  - ERB - EXISTING REBAR
  - SRB - SET 5/8" REBAR
  - CP - COMPUTED POINT
  - N/W - NOW OR FORMERLY
  - R/W - RIGHT OF WAY
  - PROPERTY LINE
  - ADJACENT PROPERTY LINE
  - THE LINE
  - RIGHT-OF-WAY
  - SETBACK LINE
  - SS - SANITARY SEWER LINE
  - SD - STORM DRAINAGE
  - WL - WATER LINE
  - UG - UNDERGROUND GAS LINE
  - OU - OVERHEAD UTILITY
  - WETLANDS
  - PERMANENT EASEMENT
  - FENCE LINE
  - TREE LINE
  - SIGN
  - MAILBOX
  - ELECTRICAL METER
  - TRANSFORMER
  - LIGHT POLE
  - UTILITY POLE
  - QUAY WIRE
  - TELEPHONE PEDESTAL
  - WATER VALVE
  - FIRE HYDRANT
  - WATER METER
  - WATER MANHOLE
  - STORM DRAIN MANHOLE
  - CATCH BASIN
  - SANITARY SEWER MANHOLE
  - SHRUB
  - RIP RAP
  - ASPHALT
  - CONCRETE
  - SOIL
  - WETLANDS

CURVE	LENGTH	RADIUS	BEARING	CHORD
C1	38.83	25.00	N20°05'47"W	35.05
C2	57.80	261.50	N58°15'50"W	57.69
C3	8.53	261.50	N50°59'48"W	8.53
C4	56.55	256.51	N37°15'21"W	56.44
C5	21.18	255.00	N35°13'10"W	21.17
C6	65.18	255.00	N25°31'03"W	65.00
C7	66.23	475.00	N22°11'20"W	66.17
C8	74.12	475.00	N30°39'12"W	74.04
C9	74.12	475.00	N39°35'36"W	74.04
C10	34.91	25.00	N84°03'42"W	32.14
C11	21.03	25.00	S31°50'43"W	20.41
C12	91.50	50.00	S80°10'35"W	79.26
C13	74.00	50.00	N24°59'56"W	67.43
C14	68.16	50.00	N56°27'07"E	63.00
C15	7.53	50.00	S80°11'00"E	7.52
C16	21.03	25.00	N80°02'06"E	20.41
C17	43.63	25.00	N05°56'18"E	38.30
C18	110.32	1350.00	S41°43'20"E	110.29
C19	101.57	1300.00	S41°49'30"E	101.55
C20	34.91	25.00	S84°03'42"E	32.14
C21	18.21	50.00	N66°22'28"E	18.11
C22	30.99	50.00	S85°25'58"E	30.50
C23	30.99	50.00	S49°54'59"E	30.50
C24	29.42	50.00	S15°18'01"E	29.00
C25	31.52	50.00	S19°37'01"W	31.00
C26	29.42	50.00	S54°32'03"W	29.00
C27	48.06	50.00	N81°04'11"W	46.23
C28	30.77	25.00	N88°47'44"W	28.87
C29	43.63	25.00	S05°56'18"W	38.30
C30	39.27	25.00	S89°03'48"E	35.36
C31	23.18	25.00	N19°22'18"E	22.36
C32	22.75	50.00	N05°50'22"E	22.55
C33	43.58	50.00	N43°50'33"E	42.21
C34	32.58	50.00	N87°28'51"E	32.01
C35	86.05	50.00	S24°32'53"E	75.82
C36	64.85	50.00	S61°54'40"W	60.40
C37	23.18	25.00	S72°30'06"W	22.36
C38	36.31	25.00	S04°19'49"W	33.20
C39	92.39	525.00	S32°14'06"E	92.27
C40	82.46	525.00	S22°41'39"E	82.37
C41	69.20	205.00	S27°51'55"E	68.87
C42	44.29	199.77	S52°09'47"E	44.20
C43	48.39	198.50	S56°57'40"E	48.27
C44	39.99	25.00	N70°13'45"E	35.86

THIS PROPERTY CONTAINS STORMWATER MANAGEMENT FACILITIES THAT MUST BE MAINTAINED ACCORDING TO THE OPERATIONS AND MAINTENANCE AGREEMENT AND PLAN RECORDED IN DEED BOOK 8494, AND PAGE 564.

PHASE ONE AREA (BY COORDINATE COMPUTATION)  
551,828 SF (13.36 AC)

PIN NO: 0405-04-2993

REFERENCES:  
SHOWN HEREON

THIS IS A ZERO LOT LINE SUBDIVISION. THE CURRENT ZONING SETBACKS MUST BE HELD AROUND THE PARENT BOUNDARY AND ALONG THE STREET RIGHT-OF-WAYS. THERE ARE DIFFERENT SET BACK REQUIREMENTS FOR INTERNAL LOT LINES.

ZONING: SF-10

FOR SETBACK INFORMATION CONTACT THE CITY OF FAYETTEVILLE PLANNING DEPARTMENT 910-433-1329

STATE OF NORTH CAROLINA  
COUNTY OF CUMBERLAND

I, Donna McFadden, REVIEW OFFICER OF CUMBERLAND COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATE IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

DATE: 9-21-12

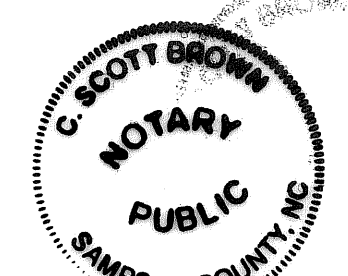
THE UNDERSIGNED HEREBY ACKNOWLEDGES THAT THE LAND SHOWN ON THIS PLAN IS WITHIN THE SUBDIVISION REGULATION JURISDICTION OF THE CITY OF FAYETTEVILLE AND THAT THIS PLAT AND ALLOTMENT IS (MY OR OUR) FREE ACT AND DEED.

Sampson COUNTY, NORTH CAROLINA

I, C. Scott Brown, A NOTARY PUBLIC OF THE COUNTY AND STATE AFORESAID, CERTIFY THAT I PERSONALLY APPEARED BEFORE ME THIS DAY AND ACKNOWLEDGED THE EXECUTION OF THE FOREGOING INSTRUMENT, WITNESS MY HAND AND OFFICIAL STAMP AND SEAL THIS 20 DAY OF September, 2012.

NOTARY PUBLIC

MY COMMISSION EXPIRES October 6, 2015



REVISIONS

PROJECT NAME  
**HIGHLAND POINT @ SUMMER GROVE SUBDIVISION PHASE TWO (ZERO LOT LINE)**

TAX ID# 0405-04-2993  
LAKEWOOD DRIVE SEVENTY-FIRST TOWNSHIP CITY OF FAYETTEVILLE CUMBERLAND COUNTY NORTH CAROLINA

CLIENT  
**HIGHLAND POINT OF CC, LLC**

7670 Raelord Road  
Fayetteville, North Carolina 28304  
Phone: (910) 221-9901  
Fax: (910) 826-4546

PROJECT INFORMATION

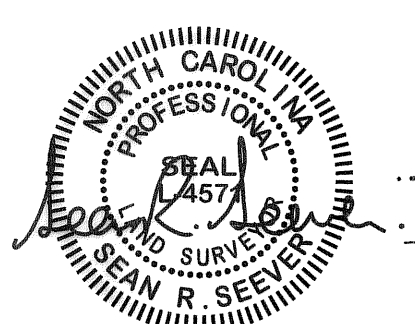
SURVEYED BY:	BOBBY
DRAWN BY:	SEAN
CHECKED BY:	JIMMY
PROJECT NUMBER:	486

DRAWING SCALE  
HORIZONTAL: 1"=60'

DATE SURVEYED  
AUGUST 23, 2012

SHEET NUMBER  
1 OF 1

APPROVED BY THE CITY OF FAYETTEVILLE  
ON THE 21 DAY OF Sept 2012  
Mahe B. Brown  
SIGNED: \_\_\_\_\_ DATE: 9-21-12  
TITLE: \_\_\_\_\_



I, SEAN R. SEEVER, CERTIFY THAT THIS SURVEY CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

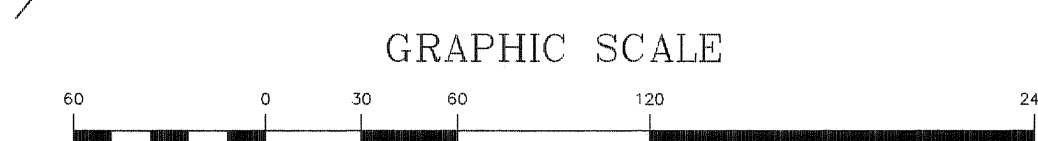
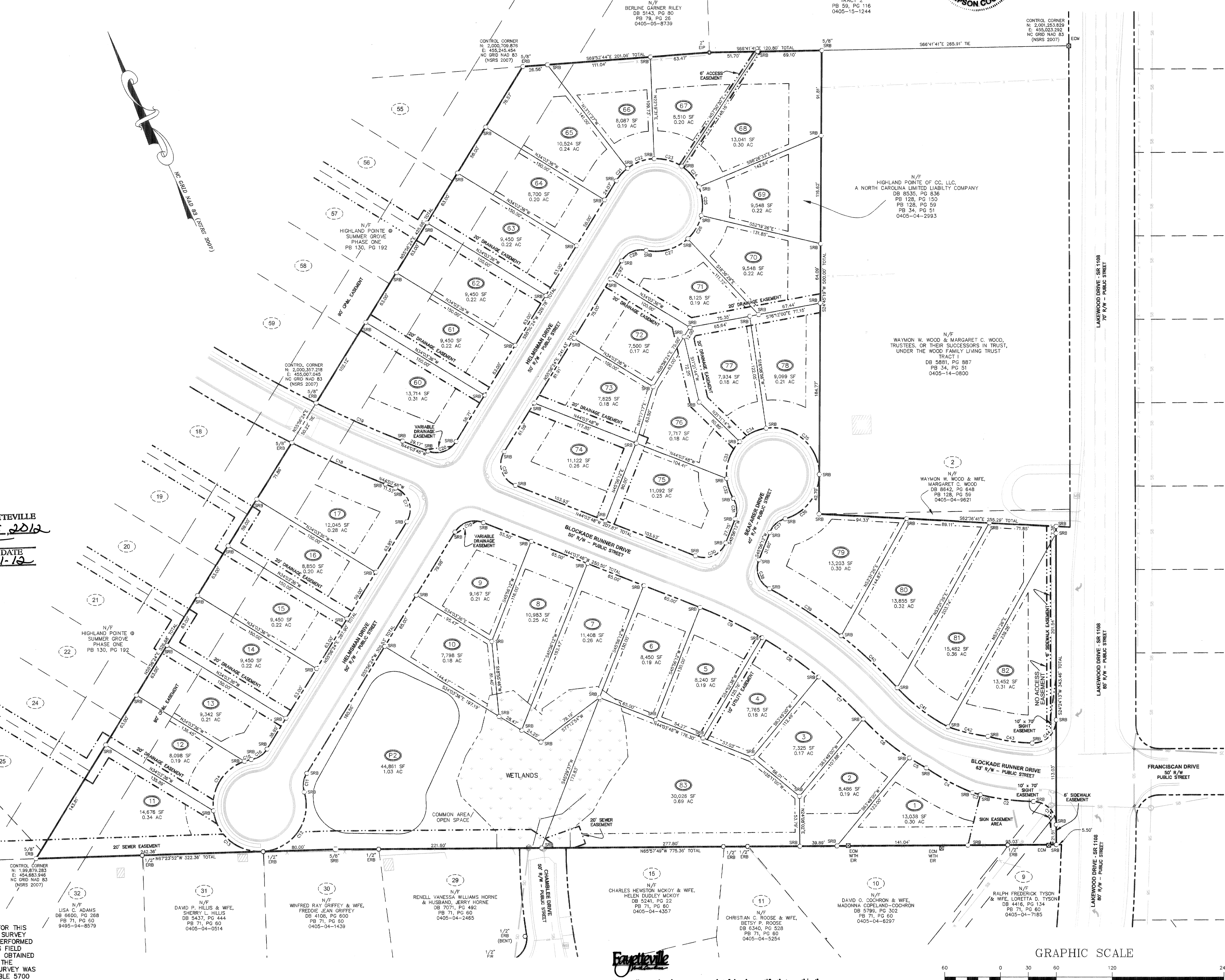
Sean R. Seever  
PROFESSIONAL LAND SURVEYOR - L-4571

I, SEAN R. SEEVER, CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN BOOK SHOWN, PAGE HEREON OR OTHER REFERENCE SOURCE SHOWN) AND THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION IN BOOK \_\_\_\_\_ PAGE \_\_\_\_\_ OR OTHER REFERENCE SOURCE \_\_\_\_\_ THAT THE RATIO OF PRECISION OR POSITIONAL ACCURACY IS 1:10,000+; AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56.1600) AND WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. WITNESS MY HAND AND SEAL THIS 20 DAY OF SEPTEMBER, 2012.

Sean R. Seever  
PROFESSIONAL LAND SURVEYOR - L-4571

I, SEAN R. SEEVER, CERTIFY THAT THE CONTROL FOR THIS SURVEY WAS ESTABLISHED FROM AN ACTUAL GPS SURVEY UNDER MY SUPERVISION. THIS GPS SURVEY WAS PERFORMED TO C-21 FGCC SPECIFICATIONS RTK GPS WITH VRS FIELD PROCEDURES WERE USED. THE COORDINATES WERE OBTAINED THROUGH A GRID TO GROUND ADJUSTMENT USING THE COMBINED SCALE FACTOR SHOWN HEREON. THIS SURVEY WAS PERFORMED ON AUGUST 4, 2009 USING TWO TRIMBLE 5700 RECEIVERS.

Sean R. Seever  
PROFESSIONAL LAND SURVEYOR - L-4571



Know all men by these presents, that I hereby certify that on this the 20 day of September, 2012, all streets and alleys shown on this plan have been graded and storm drains have been installed by the individual in a manner approved by the engineering department.

Charles Rodriguez City Engineer

FILED Sep 21, 2012 01:34:00 pm FILED  
BOOK 00131 CUMBERLAND  
PAGE 0078 THRU 0078 COUNTY NC  
INSTRUMENT # 34987 J. LEE WARREN JR  
REGISTER OF DEEDS  
RECORDING \$21.00  
EXCISE TAX (None)